

tember 01, 2004. Issued out of the United States District Court for the Middle District of Pennsylvania on a judgment rendered in Court on September 01, 2004, in the amount of \$100,637.70 plus interest from January 31, 2004, in favor of The United States of America and against WILMA KELSEY, RAYMOND R. KELSEY, MATTHEW MCDEVITT and SANDRA MCDEVITT, the following described real estate, located at 229-A Shiny Mountain Road, Greentown, PA 18426, shall be offered for sale. To obtain a full copy of the legal description please contact Guy D'Andrea at 215-825-6337.

PROPERTY LOCATION:
229-A Shiny Mountain Road
Greentown, PA 18426
Parcel/Folio #071.01-05-22

The above-mentioned properties offered up for sale on February 08, 2005 at 10:00 AM at Pike County Administration Building, 506 Broad Street, Milford, PA 18337, at public auction, to the highest and best bidder by the U.S. Marshal for the Middle District of Pennsylvania. I will be advertising, the Marshal's Sale of real estate situated in the Middle District of Pennsylvania, in the following newspaper PIKE COUNTY DISPATCH, 105 WEST CATHARINE STREET, MILFORD, PA 18337, on the following dates: JANUARY 13, 2005, JANUARY 20, 2005, January 27, 2005 and FEBRUARY 3, 2005. And I will, accordingly offer the real estate for sale to the highest and best bidder, for cashier's check or teller's check.

The following terms of sale apply to all of the above listed properties.

Terms of Sale: Ten percent (10%) of the highest sum bid must be deposited by the highest bidder in cashier's check or certified check with the Marshal upon the property being struck down to such bidder. Upon failure to make such deposit, the bidder shall lose the benefit of this bid and the property may be immediately put up against and sold unless a deposit of the sum required be made by a second bidder willing to take the property at the highest price bid. The balance of the purchase price shall be paid in cashier's check or certified check within ten (10) days after confirmation of the sale by Court Order without any demand being made by the Marshal. Otherwise, the Marshal may settle with a second bidder who has made the required deposit at the Marshal's Sale and thereby registered their willingness to take the property at the highest price bid, provided such second bidder deposits the balance of the purchase price within 10 days after notice from the Marshal of the first bidder's default. If no second bid be registered, the property may be sold again at the risk of the defaulting bidder, and in case of any deficiency in such resale, the defaulting bidder shall make good the same to the person injured hereby and the deposit shall be forfeited and distributed with the other funds created by the sale.

The successful bidder takes the real estate subject to, and shall pay all taxes, water rents, sewer charges, municipal claims, and other charges and liens not created by the sale and must also pay all state and local realty transfer taxes or stamps, to the extent the fund created by the sale is insufficient to pay such transfer taxes.

Distribution of Proceeds: A schedule of Proposed Distribution of the proceeds of sale will be filed with the Marshal within ten (10) days of confirmation by Court Order of the sale. The schedule of Distribution will be filed if the property is sold to the Plaintiff for costs only. The Marshal shall distribute the proceeds of sale in accordance with the proposed Schedule of Distribution unless written exceptions are filed with the Marshal not later than ten (10) days after the filing of the proposed schedule.

For information concerning the amount that Plaintiff intends to bid or for other information you may contact: Michelle Hartzell at 10-775-5474, email: michelle.hartzell@pa.usda.gov, or Guy D'Andrea at 215-825-6337 (direct), email: gdan@goldbecklaw.com.

For a complete list of all properties offered for sale by the De-

Commonwealth of Pennsylvania }
County of Pike

ss.

**U.S. DEPARTMENT OF JUSTICE
UNITED STATES MARSHALS SERVICE
NOTICE OF U.S. MARSHAL'S SALE**

Property 1: THE UNITED STATES OF AMERICA vs. LIZA A. BAISLEY & GERALD W. BAISLEY
CML#04-1322

Public notice is hereby given, that by virtue of an Order dated February 20, 2003, issued out of the United States District Court for the Middle District of Pennsylvania on a judgment rendered in Court on February 20, 2003, in the amount of \$132,405.10 plus interest from January 31, 2001, in favor of The United States of America and against LIZA A. BAISLEY and GERALD W. BAISLEY, the following described real estate, located at 408 Avenue N Matamoras, PA 18336, shall be offered for sale. To obtain a complete legal description please contact Guy D'Andrea at 215-825-6337.

PROPERTY LOCATION:
408 Avenue N
Matamoras, PA 18336
Parcel/Folio #083.14-03-03

Property 2: THE UNITED STATES OF AMERICA vs. ALFRED ZOTYNIA
CML#04-2223

Public notice is hereby given, that by virtue of an Order dated March 11, 2003, issued out of the United States District Court for the Middle District of Pennsylvania on a judgment rendered in Court on March 11, 2003, in the amount of \$33,151 plus interest from January 1, 1999, in favor of The United States of America and against ALFRED ZOTYNIA and ZOTYNIA, the following described real estate, located at 1400 Broad Greely, PA 18435, shall be offered for sale. To obtain a full copy of the legal description please contact Guy D'Andrea at 215-825-6337.

PROPERTY LOCATION:
1400 Broad Greely
PA 18435
Parcel/Folio #05-B-028477

THE UNITED STATES OF AMERICA vs. WILMA KELSEY, RAYMOND R. KELSEY, MATTHEW MCDEVITT & SANDRA MCDEVITT
CML#04-878

Sue Doty-Lloyd
being duly sworn, according to law, deposes and says that she is the Publisher of the "Pike County Dispatch," a weekly newspaper of general circulation established in the year 1826 and published at No. 105 West Catharine Street, in the Borough of Milford, County and State aforesaid; and that a printed notice, an exact copy of which is hereto annexed, was published in said newspaper four time(s), to wit, in its issues of January 13, January 20, January 27, February 3

A.D. 2005 and the affidavit further states that she is not interested in the subject matter of this notice or advertisement and that all of the allegations of the statement as to time, place and character of publication are true.

Pike County Dispatch
Judith M. Craven
Judith M. Craven, Attorney-In-Fact
Sue Doty-Lloyd, Principal

subscribed to before me this 3rd day of February A.D. 2005
Michelle Hartzell

Expires

Notarial Seal
Toni M. Stenger, Notary Public
Milford Boro, Pike County
My Commission Expires June 6, 2006
Member, Pennsylvania Association Of Notaries